



Jim Doyle, Governor
Mary P. Burke, Secretary

Wisconsin Department of Commerce, Bureau of PECFA

Bid Document

SECTION 1 - Scope of Work

The Bureau of PECFA is seeking competitive bids to perform remedial services for a petroleum release from a regulated petroleum product storage tank system. This bid is for a specified work scope. The site upon which bids are being solicited is:

Bid Round: 43
Comm #: 54451-1519-39
BRRTS #: 03-61-000591
Site Name: Roy's Mobil Station
Site Address: 139 S 8th St, Medford, WI 54451
Site Manager: John Sager
Address: 223 E Steinfest Rd
City, State Zip: Antigo, WI 54409-2777
Phone: 715-623-4190
e-mail: <mailto:john.sager@wisconsin.gov>
Bid Manager: Dee K. Zoellner
Address: 2715 Post Rd
City, State Zip: Stevens Point, Wisconsin 54481-
Phone: (715) 342-3802
e-mail: <mailto:dee.zoellner@wisconsin.gov>

Bid-Start Date:	May 15, 2006
Questions must be received by (See Section 2 (C)):	May 29, 2006, 4:00 PM
Responses will be posted by (See Section 2 (C)):	June 16, 2006
Bid-End Date and Time:	June 30, 2006, 4:00 PM

The case file, including report(s) and other pertinent information upon which bids are being sought, are available for review at the Site Manager's location listed above. Please contact the Site Manager for an appointment to review the file.

Copies of report(s) and other pertinent information are available for purchase at the location listed below. If pertinent information is not available, please contact the Site Manager.

The Copy Shop, 310 Stuntz Ave, Ashland, WI 54806
Phone: (715) 682-6567 Fax: (715) 682-6551

SECTION 2 – Site-Specific Bid Requirements

A) Bid Manager Comments

1) General Comments:

The Roy's Mobile site is located at 139 South 8th Street, Medford, Taylor County. The site is currently used as coin operated laundry. Contamination was detected at the site in 1991 during an environmental assessment for a highway expansion project. A site investigation was completed in 1994. Four USTs and one fuel oil UST were removed from the site in 1999.

Soil and the site is sandy silt to silty clay with sand and gravel and sand lenses to approximately 12-17 feet below grade overlying sand to sandy gravel to 25-30 feet below grade overlying silt to silty clay to 44-49 feet below grade. There is a 1-2 foot sand lens near the water table. The water table is approximately 45 feet below grade. Groundwater flow direction has been interpreted to be to the southwest to the northwest through the history of the project.

A remedial system was installed at the site in 1997 and began operation in January 1998. The system consists of eight soil vapor/groundwater extraction wells. The system operated intermittently from January 1998 through December 2002. Due to the increase in contaminant concentrations following system shutdown in December 2002 the remediation system was restarted in 2003 and ran from approximately April 2003 through December 2003. The remediation system is not operable at this time.

Historically when the remediation system was shut off free product would be detected at MW-5.

Following remediation system shutdown two additional monitoring wells were installed, MW-2R and MW-16R. The monitoring wells and pumping wells were sampled from April 2005 to January 2006. During this monitoring a sheen of free product was found at MW-5. Also, several inches of free product was found at the former groundwater extraction well PW-5.

2) Minimum Remedial Requirements:

Free Product Removal

Conduct active free product removal as necessary at monitoring well MW-5, PW-5 and other wells in site if free product is present. The recovery pump and associated plumbing and electric wiring shall be removed from the former pumping well PW-5 prior to the start of free product removal activities. Free product removal will be conducted in a manner that minimizes the spread of contamination into previously uncontaminated or remediated zones using recovery and disposal techniques appropriate to the hydrologic conditions at the site. Any passive free product collection system will be checked and serviced at a minimum of every two weeks. This action(s) should continue for 12 months or until no free product accumulates in the well(s). Any flammable products shall be handled in a safe and competent manner to prevent fires or explosions. The bid will include disposal of free product. All recovered free product and associated recovery byproducts shall be disposed of in compliance with applicable state and federal laws.

Soil Sampling

At the end of the 12 months of free product recovery, if free product has diminished to a point where closure of the site is possible, conduct four soil borings in the source area identified during the site investigation. Soil boring locations shall be discussed with the Department project manager prior to installation. Soil samples shall be collected at two and one half intervals and analyzed in the field with a photoionization detector. Two soil samples shall be collected from each soil boring and submitted for laboratory analysis for PVOCs. One of the soil samples shall be collected from within four feet of the ground surface and one at the interval with the highest PID reading or at the water table. The purpose of the soil sampling is to determine if remaining soil contamination will continue to release product to groundwater. The soil samples shall be analyzed for PVOCs. All soil borings shall be documented on Department form 4400-122 (Soil Boring Log Information). All soil borings shall be properly abandoned according to NR141 Wis. Admin. Code. Soil boring abandonment shall be documented on Department form 3300-5B (Well/drillhole/borehole Abandonment).

Groundwater Monitoring

Conduct groundwater monitoring to assess the feasibility of natural attenuation to address the residual soil and groundwater contamination. Collect four rounds of quarterly (90 day separation between sampling events) groundwater samples from fifteen monitoring wells and eight former groundwater recovery wells. Groundwater samples are not necessary from wells that have free product at the time the wells are sampled. Groundwater samples will be analyzed for PVOCs and naphthalene using EPA method 5030/8021.

Water level elevations and free product measurements will be taken at each monitoring well during each monitoring event. All sampling will be conducted according to NR716.13 Wis. Admin. Code, the Groundwater Sampling Desk Reference PUBL-DG-037 96, and the Groundwater Sampling Field Manual, PUBL-DG-036-96.

Reporting

At the end of the monitoring period soil boring documentation and sample results, groundwater monitoring results, and free product removal activities will be reported to the Department in accordance with NR724.13(3) and NR724.17(3), Wis. Adm. Code. Update tables of the monitoring results and free product removal activities will be provided to the Department following each sampling event.

The final report shall contain all the information required in NR725.15 Wis. Adm. Code. The report will include but not necessarily be limited to all tabulated groundwater data for each well, groundwater flow maps, isoconcentration map, a statistical analysis of contaminant trends, a map showing the location of soil borings. The final report must document all groundwater monitoring results not previously reported to the Department.

3) Reporting Timeframes:

Within *60 days* of the Commerce notification of the maximum reimbursement amount, the responsible party (RP) must execute a written contract with one of the firms that submitted a bid. Failure to execute the written contract within this time will result in ineligibility of interest expenses incurred from the date of the reimbursement cap letter

until a contract is executed and work commences at the site. Work must commence within *45 days* of signing a contract. There are specific reporting requirements in Comm 47.70 to monitor the progress of activities at each bid site and there maybe additional reporting requirements outlined above. The consulting firm that is contracted to complete the scope of work is required to report the progress of this site to Commerce electronically on the web site at each of the following points:

1. Within fourteen days of executing or terminating a contract with the RP.
2. Three months after entering into the contract with the RP.
3. Twelve months after beginning the work in the successful bid, unless the project is completed before that time (point 6 applies).
4. Twelve months after submitting the previous report (point 3), unless the project is completed before that time (point 6 applies).
5. No later than 10 days after encountering a change in circumstances (the list of circumstances is in Comm 47.70 (3)).
6. No later than 30 days after completing the work.
7. As directed by Commerce.

If Commerce determines that the consulting firm is failing to make adequate progress to complete the scope of work, Commerce will notify the RP and may reduce the reimbursement to accurately reflect the work completed.

4) Claim Submittal:

A claim must be submitted to Commerce within 120 days of submitting the report described in *Reporting Timeframe, point #6*. If a claim is not submitted by the deadline described above, interest costs from the date the report (point #6) is submitted to the date the claim is receive will not be reimbursed to the claimant. Claim preparation costs must be included in the Total Bid Amount and is considered within the reimbursement cap.

B) Questions and Answers

Questions, answers and interpretations will be considered an amendment of this solicitation. All questions must be submitted in writing (fax and electronic mail submittals are acceptable) to the Bid Manager identified in Section 1 of this solicitation. All answers and interpretations shall be in writing from the Bid Manager. Neither the PECFA program nor Commerce shall be legally bound by any amendments or interpretations that are not in writing. Bidders are not to contact other personnel located within the Department of Commerce/Bureau of PECFA concerning the site or the bid solicitation between the Bid Announcement Date and Bid End Date. No further questions will be addressed after the deadline for submitting questions identified in Section 1.

SECTION 3 - Conditions of Bid

The successful bidder will be the entity that complies with all provisions of the bid and provides the lowest total cost, excluding interest, for the site-specific bid requirements described in Section 2. In preparing the bid, the bidder must assume compliance with all applicable codes, including, but not limited to, §Comm 46, §Comm 47, and §NR 700 Wis. Admin. Codes.

The bid Commerce selects to determine the least costly method of remedial action will be the least costly qualified bid. Commerce will rank the bids solely on the basis of cost. Evaluation of bids will continue until the least costly qualified bid is identified. Submittals from an individual or firm during their period of disqualification from bidding, submittals received late and for submittals without a certified commitment (performance assurance and/or signature) will not be considered as bids. Commerce may disqualify a bid for the following reasons:

- Requirements of the bid specifications have not been met.
- The remedial strategy is not appropriate to the geologic setting.
- A Total Bid Amount is insufficient to fund the activities described in the bid specifications.

Commerce reserves the right to reject any and all bids.

Any proposed technology or methods used in the remediation must be allowed for use in the State of Wisconsin and approvable by the agency with jurisdiction (Natural Resources or Commerce).

The bidder Commerce intends to select may be required to provide input to and attend a meeting with the PECFA program and the claimant to explain the bid and remedial approach.

If a bid is disqualified, Commerce will provide written notification to any individual or firm that submitted a disqualified bid. The notification shall specify the reasons for the disqualification, and inform the individual or firm of their right to protest or appeal the decision. If a bid is more costly than the bid Commerce intends to select, the bid will not be reviewed.

The *Notice of Intent* will identify the least costly bid, disqualified bid(s) and bid(s) not reviewed. The *Notice of Intent* will be sent to the RP and will be posted on PECFA's Internet Web site.

SECTION 4 - Instructions to Bidders

Between the bid start and end dates, bidders shall not discuss or attempt to negotiate any aspects of the bid with the RP, other potential bidders or program staff without prior approval of the Bid Manager identified in Section 1. Infractions will result in rejection of the violator's bid and may result in a formal complaint being filed with the Department of Regulation and Licensing.

If access to the site is necessary for the preparation of a bid, access shall be arranged through the Bid Manager. If the Bid Manager is not able to arrange site access, this will not delay the bid process nor negate the comparison and selection from among the bids

submitted. All costs associated with a site visit or preparation of a bid will be the bidder's responsibility.

The Bidding Process must conform to the following:

1. The Bid Response shall address all the site-specific bid requirements identified in Section 2.
2. The total bid amount to accomplish the stated goal must include all fees, reporting costs, pre- and post-closure costs and costs for establishing restrictions or institutional controls, when applicable (interest costs are excluded).
3. The submittal must include a copy of the Bid Response document signed by a Professional Engineer, Professional Geologist, Hydrologist or Soil Scientist licensed by the State of Wisconsin. The appropriate registration number of the professional license must be included. Registration requirements are listed in Comm 5.
4. Bids *cannot* be faxed directly to the program. Documents received by fax will not be considered.
5. Bids, amendments thereto or withdrawal requests must be received by 4 pm on the bid end date.
6. The consulting firm's name must be included and all pages of the Bid Response.
7. All costs must be printed (ink, typewritten or computer). Errors must be crossed out, corrections entered and initialed by the person signing the bid. Correction fluid is not allowed. No bid shall be altered or amended after the time specified for the bid end date.
8. Each bidder shall fully acquaint themselves with conditions relating to the scope and restrictions attending to the execution of the work under the conditions of this bid. The failure of a bidder to acquaint themselves with existing documented conditions shall in no way relieve any obligation with respect to this bid.
9. All amendments to and interpretations of this bid shall be in writing from the Bid Manager. Neither Commerce nor the program shall be legally bound by any amendment or interpretation that is not in writing.
10. This bid is intended to promote competition. If the language, specifications, terms and conditions, or any combination thereof restricts or limits the requirements in this bid to a single source, it shall be the responsibility of the interested bidders to notify the program in writing so as to be received five days prior to the opening date. The bid may or may not be changed; however a review of such notification will be made prior to award.

SECTION 5 - Bidder Disqualification

Commerce may disqualify from public bidding any individual or firm that has committed any of the following (Comm 47.67 (1) (a)):

- 1) Failed to complete the scope of work within the reimbursement cost cap established through public bidding.
- 2) Failed to complete the scope of work in a bid in a timely manner.
- 3) Failed to follow DNR rules on the bid project.

- 4) Received one or more notices from Commerce under s. Comm 47.62 (2) that assess the financial management of an investigation as unacceptable.
- 5) In any prior occurrence that has been publicly bid, failed to do either of the following:
 - a. Pay subcontractors after receiving payment for them.
 - b. Obtain lien waivers on or before the date of the final payment by the RP or the PECFA program, from all subcontractors paid under subd. 5. a.
- 6) Failed to execute a contract with the RP as required in s. Comm 47.69 (1).
- 7) Failed to commence work within 45 days after executing a contract, as required in s. Comm 47.69 (3).

Commerce may disqualify any individual or firm from performing further work on a project if the individual or firm has not completed any of the six reporting points required in Comm 47.70 and outlined in Section 2 of this bid document. Commerce will review and address the issue as stated in Comm 47.70 (4).

BID RESPONSE
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Department of Commerce PECFA Program

SITE NAME:
COMMERCE #:
BRRTS #:

Submit Bid Response To: Cathy Voges
Public Bid Response
Department of Commerce PECFA Bureau
201 W Washington Ave, Madison WI 53703-2790 or
PO Box 8044, Madison WI 53708-8044

Consulting Firm Name: _____

Address: _____

Telephone: () - _____

Fax Number: () - _____

E-mail Address: _____

Bidder (check one that applies):

<input type="checkbox"/>	Professional Engineer	License # _____
<input type="checkbox"/>	Professional Geologist	License # _____
<input type="checkbox"/>	Hydrologist	License # _____
<input type="checkbox"/>	Soil Scientist	License # _____



Use this box to certify (by marking with a check or X) a commitment to complete the work described in the bid specifications in its entirety for the Total Bid Amount proposed above. Failure to provide this performance assurance will disqualify this bid response. Providing unsolicited qualifications and/or contingency statements in your bid submittal will disqualified the bid response.

Total Bid Amount: \$ _____

Print Name: _____

Title: _____

I certify that I have the authority to commit my organization or firm to the performance of the bid I have submitted.

Signature: _____

Personal information you provide may be used for secondary purposes [Privacy Law, s. 15.04(1)(m)].

**BID RESPONSE
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Department of Commerce PECFA Program

SITE NAME:
COMMERCE #:
BRRTS #:

Consulting Firm Name: _____

A bid will be considered to be non-complaint if the bid response does not include separate tabulation of cost for each activity.

1	Free Product measurements and removal	\$	_____
2	Soil sampling in the source area. PVOC analytical.	\$	_____
3	Groundwater monitoring - 23 points X 4 rounds, water elevations	\$	_____
4	Disposal costs for free product, development water and soil cuttings.	\$	_____
5	Report	\$	_____
7	PECFA Claim Preparation	\$	_____
8	Total Bid Amount	\$	_____